



Beaufort Road, Twickenham £4,000 PCM

Situated in a private gated development in Twickenham, this house offers a secure and exclusive environment which boasts a spacious layout with one reception room, four bedrooms, and three bathrooms, providing ample space for comfortable living. The convenience of parking for one vehicle ensures that you never have to worry about finding a spot after a long day. The newly fitted modern kitchen is perfect for whipping up delicious meals and entertaining guests. The property features a roof terrace where you can unwind and enjoy the views over Marble Hill Park, adding a touch of tranquillity to your everyday life. The master bedroom with en-suite is a true sanctuary, offering a private space to relax and rejuvenate.

Available: Immediately
Furnished/Unfurnished: Unfurnished
Council: London Borough of Richmond Upon Thames
Council Tax Band: G
EPC Rating: D
Pets: Not Considered

To pass referencing through our agency Goodlord, your income (solely or jointly) needs to be more than £135,000 per annum. If a guarantor is required, subject to Landlords consent, then the guarantor would need to have an income of at least £162,000 per annum.

To secure the tenancy you will be required to pay one weeks' rent and then have seven days to complete the necessary documentation for the referencing process before the contracts will then be sent out to you. The rate of rent is not inclusive of utility bills and these rates are tenant responsibility to organise separately, i.e. water, gas, electric, telephone, internet, council tax etc. Any early termination of the contract would mean the Tenant is liable for the landlord's costs in re-letting the property as well as all rent due under the tenancy until the start date of the replacement tenancy.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		79
(69-80) C	63	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

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